

UNOFFICIAL COPY



Doc#: 1508618031 Fee: \$42.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Affidavit Fee: \$2.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 03/27/2015 01:33 PM Pg: 1 of 3

# TRUSTEE'S DEED



P.O. BOX 129 ADDISON, IL 60101  
(630) 629-5000 • MEMBER FDIC

The above space for recorders use only

THIS INDENTURE, Made this 27th day of MARCH, 2015,  
between **OXFORD BANK & TRUST**, P.O. Box 129, Addison, Illinois 60101, an Illinois Corporation,  
as Trustee under the provisions of a deed or deeds in trust to said bank in pursuance of a trust agreement  
dated JUNE 7, 2011 and known on its records as Trust No. 1683, party of the first part,  
and  
SVETOZAR MINKOV & VANESSA BRADEN, his wife, not as joint tenants,  
not as tenants in common, but as tenants by the entirety  
1925 W. PATTERSON  
CHICAGO, IL 60613 party(ies) of the second part,

WITNESSETH, That said party of the first part, in consideration of the sum of Ten and zero/100ths  
(\$10.00) Dollars, and other good and valuable considerations in hand paid, does hereby convey unto said  
party(ies) of the second part, the following described real estate, situated in COOK County,  
Illinois, to-wit:

LOT 9 IN JOHN TURNER'S HEIRS SUBDIVISION OF BLOCKS 1, 2, 3, AND 4 IN JOHN  
TURNER'S SUBDIVISION OF THE SOUTHEAST ¼ OF THE NORTHEAST ¼ OF  
SECTION 19, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL  
MERIDIAN, LYING WEST OF LINCOLN AVENUE, EXCEPT THAT PART OF THE  
NORTH ¼ OF THE NORTHWEST ¼ OF SAID SOUTHWEST ¼ WEST OF WOLCOTT  
STREET, IN COOK COUNTY, ILLINOIS.

P.I.N. 14-19-227-016

PROPERTY ADDRESS: 1925 W. PATTERSON, CHICAGO, IL 60613

together with the tenements and appurtenances there unto belonging.

TO HAVE AND TO HOLD the same unto said party(ies) of the second part, and to the proper use, benefit  
and behoof forever of said party(ies) of the second part.

SUBJECT TO: All unpaid taxes and special assessments, if any, and any easements, encumbrances and  
restrictions of record.

This space for affixing Riders and Revenue Stamps

*[Handwritten signature]*

**UNOFFICIAL COPY**

This deed is executed pursuant to and in the exercise of the power and authority granted to and vested in said trustee by the terms of said deed or deeds in trust delivered to said trustee in pursuance of the trust agreement above mentioned. This deed is made subject to the lien of every trust deed or mortgage conveying the above described premises (if any there be) of record in said county given to secure the payment of money, and remaining unreleased at the date of the delivery hereof.

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Trust Officer and attested by its Vice President, the day and year first above written.

OXFORD BANK & TRUST  
Trustee as aforesaid.

STATE OF ILLINOIS }  
COUNTY OF DU PAGE } SS.

By

*Irene S. Nowicki*

Vice President &amp; Trust Officer

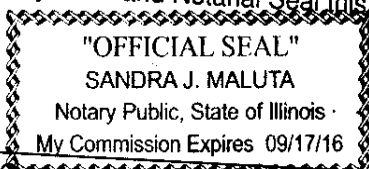
Attest:

*Kelly S. Salas*

Vice President

I, the undersigned, A NOTARY PUBLIC in and for the said County, in the State aforesaid, DO HEREBY CERTIFY, that the above named Trust Officer of OXFORD BANK & TRUST and the above named Vice President of said Corporation, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Trust Officer and Vice President respectively, appeared before me this day in person, and acknowledged that they signed and delivered the said instrument as their own free and voluntary act, and as the free and voluntary act of said Corporation, for the uses and purposes therein set forth; and the said Vice President did also then and there acknowledge that he, as custodian of the corporate seal of said Corporation, did affix the said corporate seal of said Corporation to said instrument as his own and voluntary act, and as the free and voluntary act of said Corporation, for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this 27TH day of MARCH, 2015.

*Sandra J. Maluta*

Notary Public

PLEASE MAIL TO:

Oxford Bank & Trust  
UTA #1683  
1111 W. 22nd Street, Suite 800  
Oak Brook, IL 60523

MAIL SUBSEQUENT TAX BILLS TO:

Oxford Bank & Trust  
UTA #1683  
1111 W. 22nd Street, Suite 800  
Oak Brook, IL 60523

This Document Prepared By:

Irene S. Nowicki  
V.P. & Trust Officer  
OXFORD BANK & TRUST  
P.O. Box 129  
Addison, IL 60101  
630-629-5000

City of Chicago  
Dept. of Finance  
684753



Real Estate  
Transfer  
Stamp

\$0.00

3/27/2015 13:27

dr00198

Batch 9,621,916

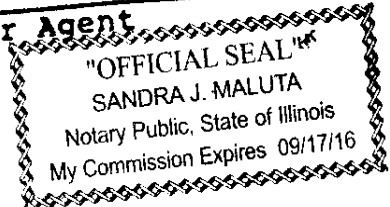
**UNOFFICIAL COPY****STATEMENT BY GRANTOR AND GRANTEE**

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated MARCH 27, 192015

Signature: Svetozar Minkov

Grantor or Agent



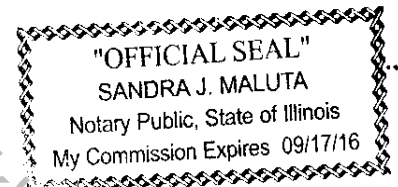
Subscribed and sworn to before me by the said Svetozar Minkov this 27th day of March, 2015.  
Notary Public Sandra J. Maluta

The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated MARCH 27, 192015

Signature: Svetozar Minkov

Grantee or Agent



Subscribed and sworn to before me by the said Svetozar Minkov this 27th day of March, 2015.  
Notary Public Sandra J. Maluta

NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)